

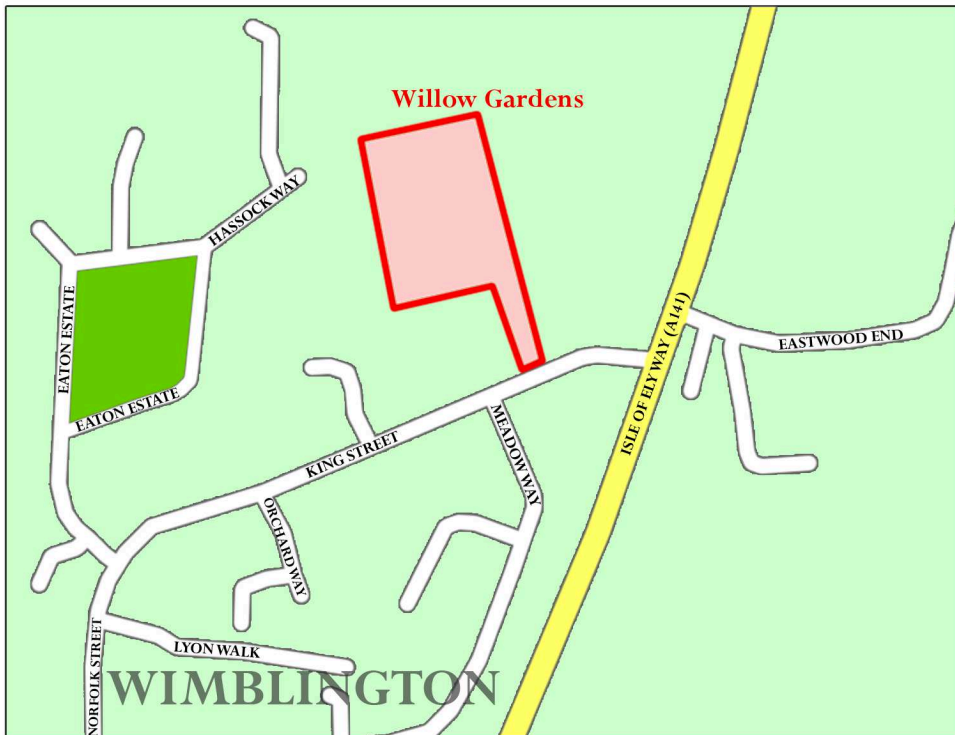
Willow Gardens, Wimblington, Cambs

This attractive development sits in a peaceful village location of Wimblington, near to March and Chatteris. The quiet village is served by a good range of local amenities including public house, village store/post office, surgery, garden centre/café and hair salon.

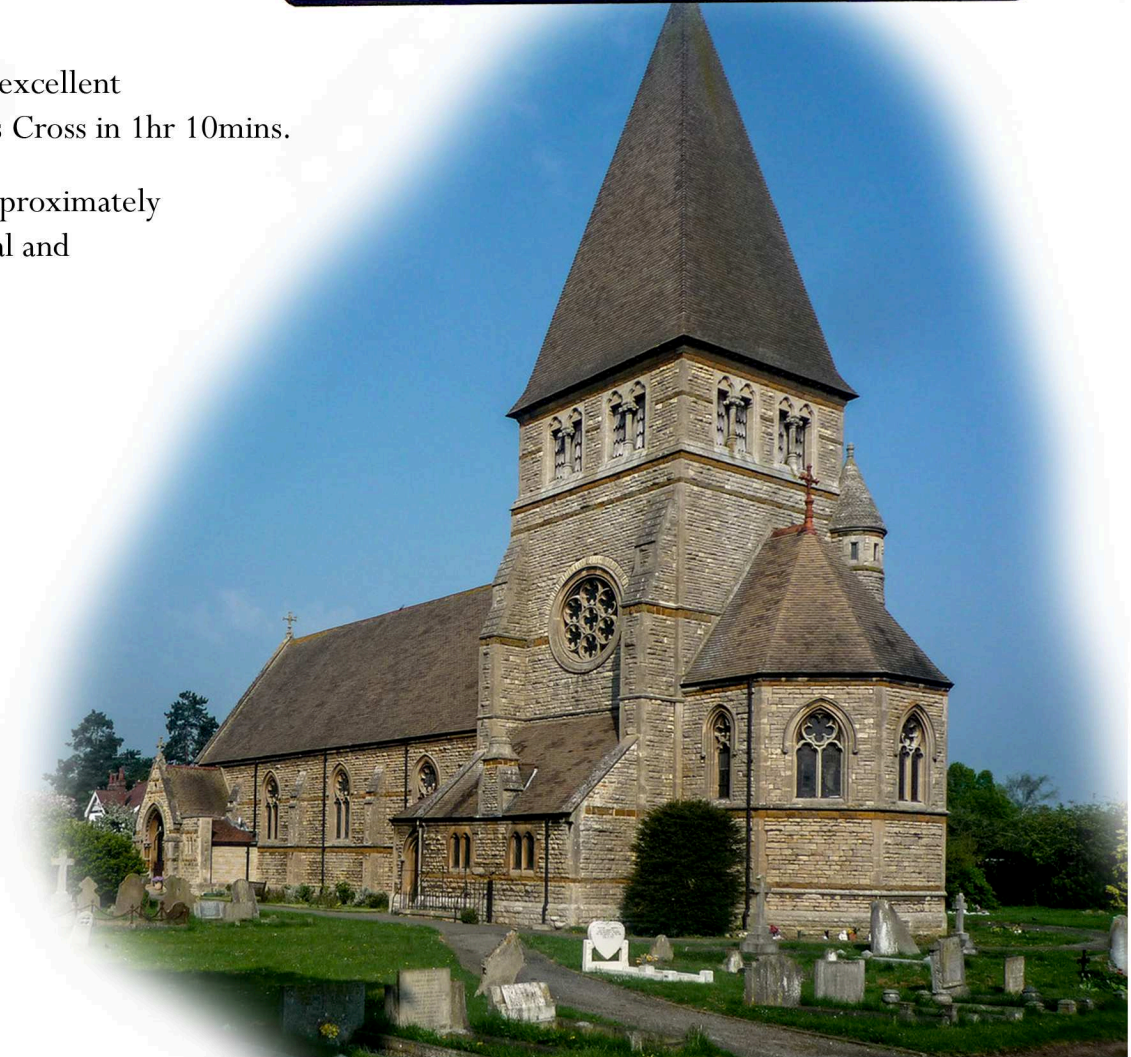
The nearby towns of March and Chatteris offer a wide range of local facilities, March also benefits from its own train station, with regular services to Cambridge, Peterborough, and mainline rail services to London Liverpool Street and Kings Cross.

The city of Ely is approximately twenty minutes away via car and has further excellent amenities; Ely also offers a railway station with direct access to London Kings Cross in 1hr 10mins.

In addition, commuting to the famous University City of Cambridge takes approximately forty-five minutes by car where there is comprehensive shopping, recreational and cultural facilities.



Welcome to
WIMBLINGTON
Twinned with Morazzone, Italy



WILLOW GARDENS, WIMBLINGTON - Phase II



WILLOW GARDENS, Wimblington general specification

Kitchen:

- New England Cashmere Ash coloured doors with complimentary carcass, Java Ice laminate postformed worktops
- Ceramic sink & Chrome tap
- *Built-in double electric oven
- *Electric ceramic hob
- *Chimney hood
- *Built-in 50/50 fridge/freezer
- *Built-in Dishwasher
- *Built-in Washing Machine
- Vinyl Flooring
- Wall tiles to underside of wall units
- Gas supply in hob area

Bathroom:

- White pedestal washbasin with chrome mixer tap
- White close coupled WC suite
- White bath with twin chrome grips and chrome bath filler
- Wall tiles to half-height behind sanitary ware
- Shaver light over basin
- Slip resistant vinyl flooring
- (*Southwold type only*) has P-Shape shower bath with glass bath/shower screen and chrome mixer tap and shower slide rail. Full height tiling to bath area

Bedroom 1:

- Built-in Wardrobes

Shower Room/En Suite:

- White pedestal washbasin with chrome mixer tap
- White close coupled WC suite
- White shower tray with clear glass door
- Wall tiles to full height in shower cubicle and half height behind sanitary ware
- Light over basin with shaver point
- Slip resistant vinyl flooring

Entrance Doors:

- GRP Composite with polished chrome door furniture
- Rear door in white with glazed panels and polished chrome door furniture
- Personal garage door in white with glazed panel and polished chrome door furniture
- Garage door in white

Electrical:

- Telephone point
- Multimedia socket plate consisting of Satellite, TV, FM/DAB radio and BT Fibre optic to lounge and Bedroom 1
- External lights to front and rear
- Spur point for alarm in hall
- Power and light to garage
- Under cupboard lighting to kitchen wall units
- Low energy downlights in ceiling to bathroom, shower room/en suite and kitchen

Internal Doors:

- Moulded Panel white painted with polished chrome door furniture

Miscellaneous:

- Gas fired central heating by radiators
- All internal walls painted Magnolia and all internal and external woodwork painted white gloss
- Gutting all white PVCu
- Fascia, bargeboard and internal windowboards white PVCu
- Outside tap provided
- Patio area provided outside French Doors
- Wooden fence panels with concrete posts and gravel boards
- White PVCu windows and french doors to be fitted with sealed double glazed units

IMPORTANT NOTICE Although care has been taken in the preparation of these particulars, plans and specification, their accuracy is not guaranteed and they are subject to updating and variation, due to Governing Authorities and availability of materials from Suppliers.

*Subject to Covid 19 & Brexit we are hoping to use AEG appliances

Please Note:

All of the Specifications, layout plans and views shown within this brochure and on the Reason Homes website are all indicative only of the look and layout of the house type. Fixtures, fittings, bricks, windows, tiles and actual plot layout may differ from site to site and plot to plot.

Please ensure that you contact the office and confirm all of these details prior to purchase.

Thank you

E&EO

Wisteria ES detached two bedroom bungalow



Aldeburgh detached two bedroom bungalow



REASON HOMES

Wisteria ES detached two bedroom bungalow



PLEASE NOTE: Bricks, Tiles and Finishes are indicative only, and may differ from site to site depending on local factors and stock availability. Please check with our office for confirmation for this plot

Wisteria ES two bedroom bungalow



This layout is indicative only - no dimensions should be scaled from this plan

WISTERIA ES two bedroom bungalow

Lounge	3.176m (10'5")	x	5.220m (17'2")
Kitchen	3.378m (11'1")	x	3.110m (10'2")
Shower	2.275m* (7'6")	x	1.265m (4'2")
Bedroom 1	4.165m* (13'8")	x	3.155m (10'4")
Bedroom 2	2.985m (9'9")	x	3.155m (10'4")
Bathroom	1.850m (6'1")	x	2.260m* (7'5")

* Max dimension (includes depth of wardrobes in master bedroom).

FF	= Space for Fridge Freezer space
WM	= Space for Washing Machine space
DW	= Space for Dishwasher space
AC	= Airing Cupboard
B	= Boiler within kitchen wall cupboard

Southwold two bedroom bungalow



PRN190117

REASON HOMES

Southwold two bedroom bungalow



SOUTHWOLD two bedroom bungalow

Lounge	3.720m* (12'3")	x	4.950m (16'3")
Kitchen	3.715m (12'2")	x	2.585m (8'6")
Bedroom 1	3.040m* (10'0")	x	3.900m* (12'10")
Bedroom 2	3.120m (10'3")	x	2.715m (8'11")
Bathroom	2.440m* (8'0")	x	2.200m (7'3")

* Max dimension (includes depth of wardrobes in master bedroom).

INT FF	= Integrated Fridge Freezer
WM	= Washing Machine space
DW	= Dishwasher space
AC	= Airing Cupboard
C	= Cupboard
B	= Boiler within kitchen wall cupboard

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house type **Waveney** detached three bedroom bungalow



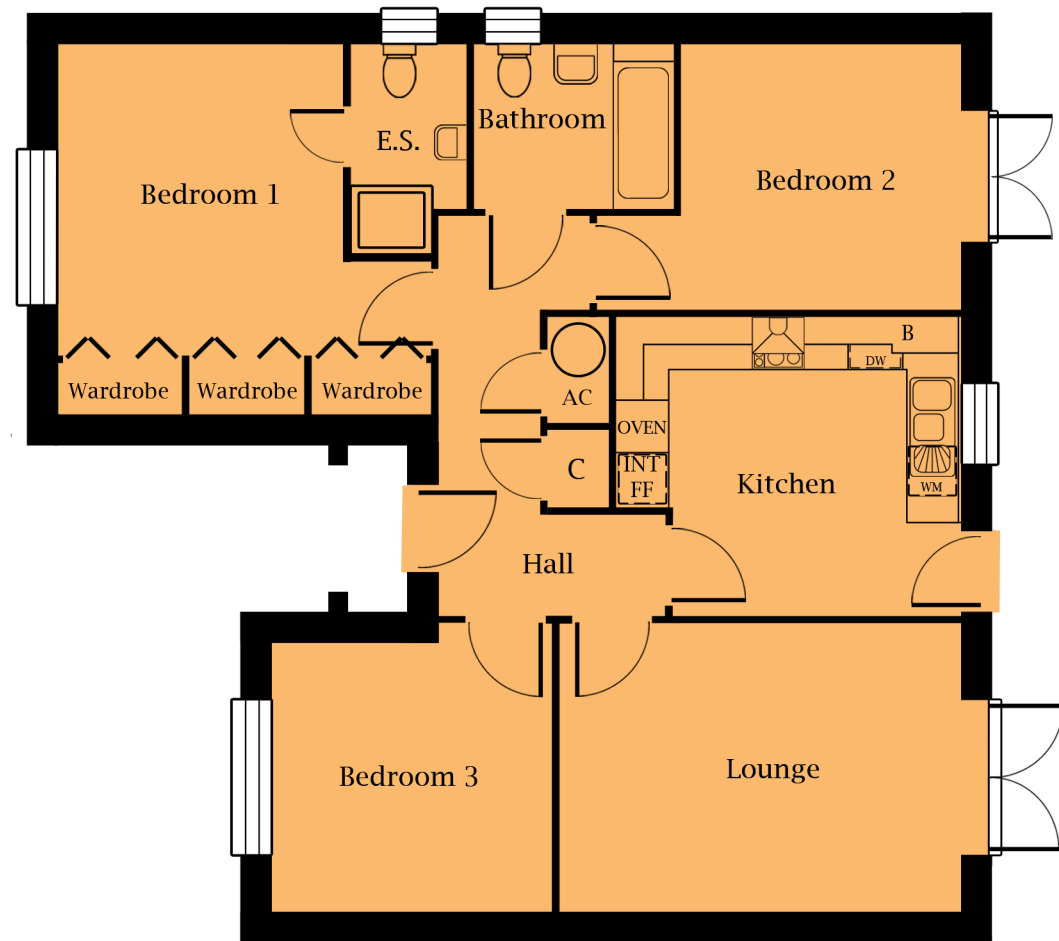
Waveney three bedroom bungalow

INT FF = Integrated Fridge
Freezer space
WM = Washing Machine space
DW = Dishwasher space
AC = Airing Cupboard
C = Cupboard
B = Boiler within kitchen
wall cupboard

WAVENEY three bedroom bungalow with single garage

Lounge	4.540m (14'11")	x	3.250m (10'8")
Kitchen	3.910m* (12'10")	x	3.388m (11'1")
En Suite	1.290m* (4'3")	x	2.355m* (7'8")
Bedroom 1	4.210m* (13'10")	x	4.160m* (13'8")
Bedroom 2	3.150m (10'4")	x	2.990m (9'10")
Bedroom 3	3.153m (10'4")	x	3.250m (10'8")
Bathroom	2.260m* (7'5")	x	1.835m (6'0")

* Max dimension (includes depth of wardrobes
in master bedroom).

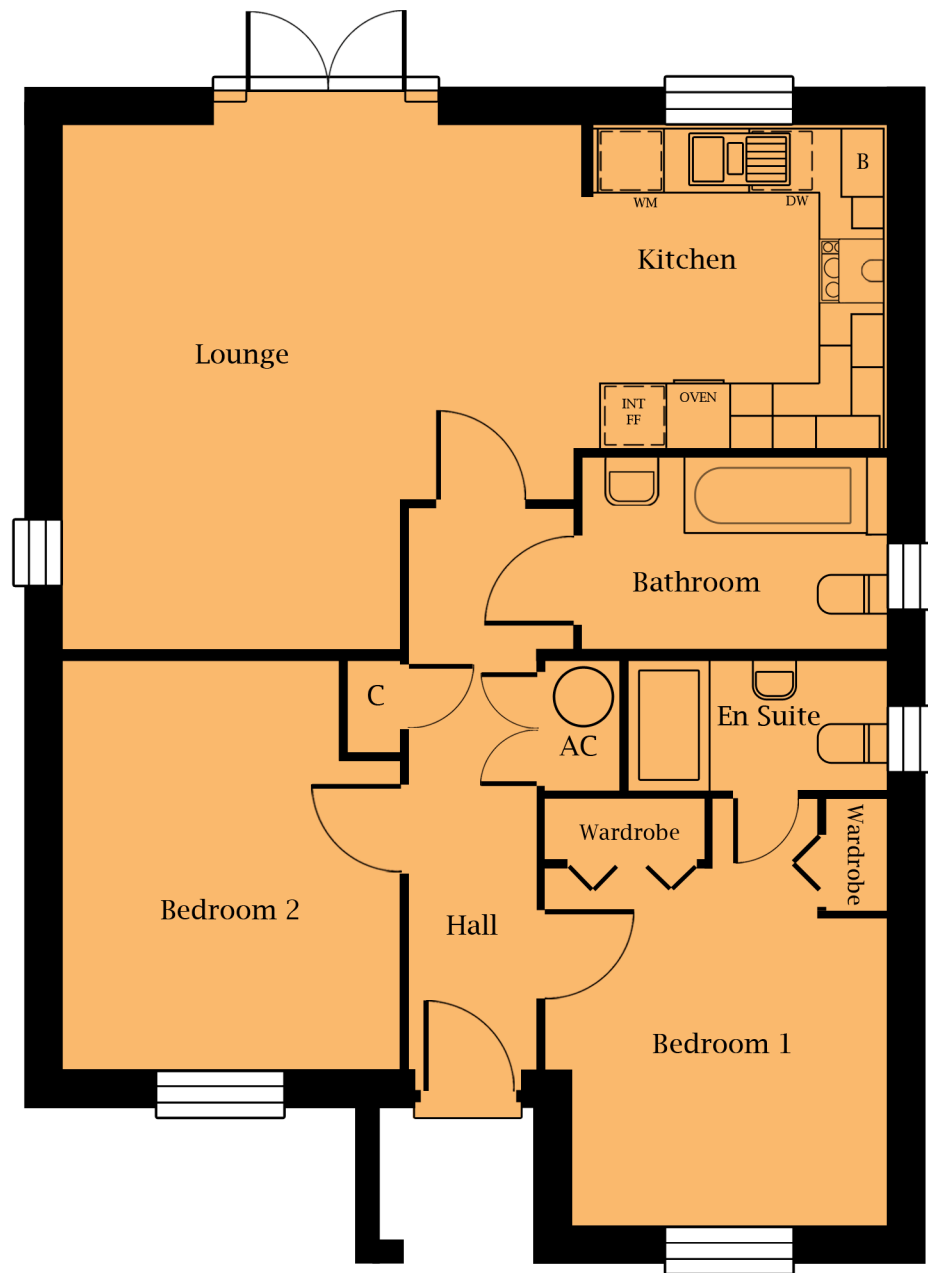


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Blythburgh two bedroom bungalow



Blythburgh two bedroom bungalow



BLYTHBURGH two bedroom bungalow

Lounge	4.845m* (15'10")	x	4.801m* (15'9")
Kitchen	2.985m (9'9")	x	2.686m (8'9")
Bedroom 1	3.941m* (12'11")	x	3.157m* (10'4")
Bedroom 2	3.768m* (12'4")	x	3.120m* (10'3")
Bathroom	2.807m (7'9")	x	1.735m (5'8")
En-Suite	2.375m (7'9")	x	1.185m (3'10")

* Max dimension (includes depth of wardrobes in master bedroom).

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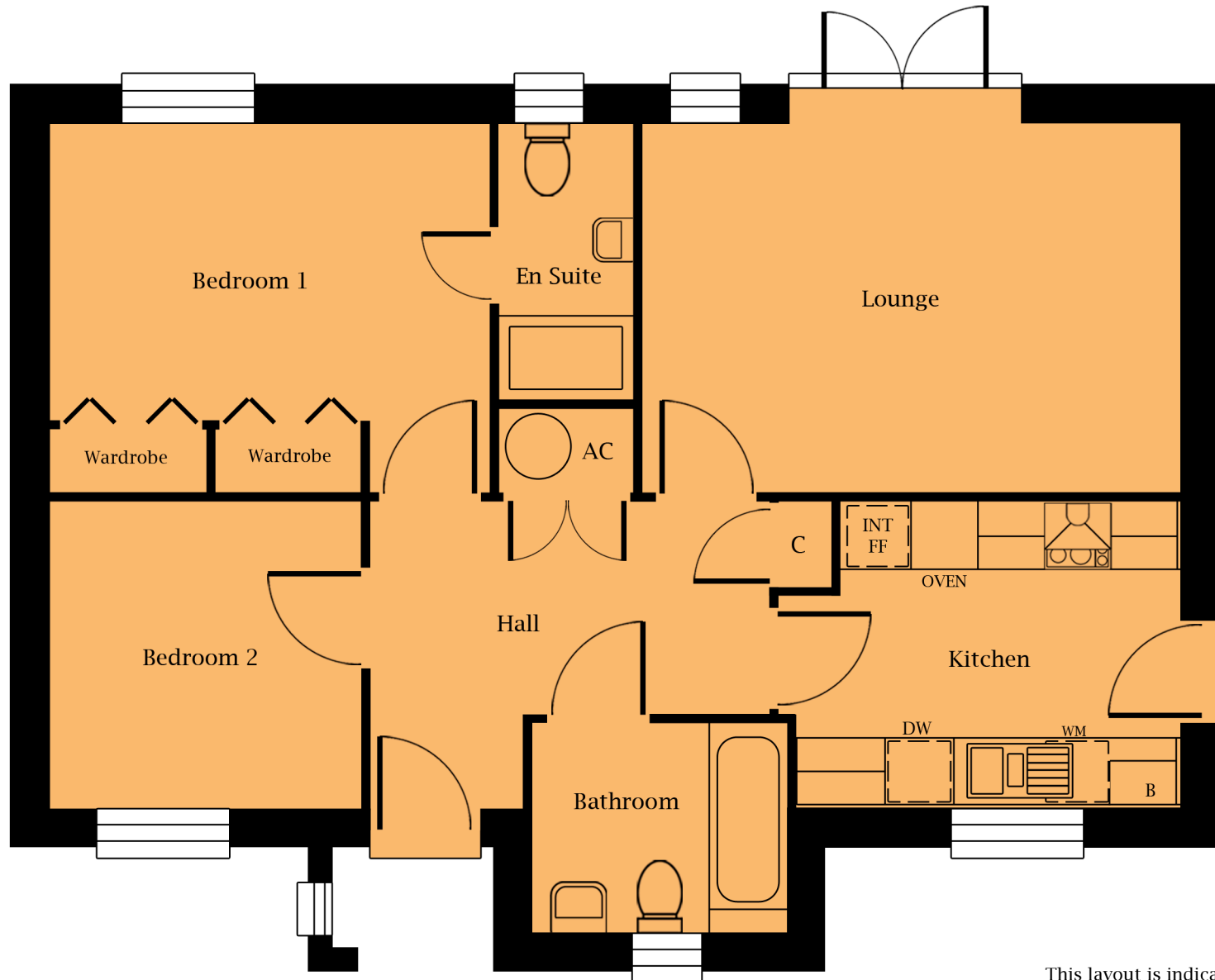
Fixtures & Fittings may differ - buyers should check with our office for confirmation.

Dunwich two bedroom bungalow



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Dunwich detached two bedroom bungalow



DUNWICH two bedroom bungalow

Lounge	4.816m (15'10")	x	3.290m (10'9")
Kitchen	3.436m* (11'3")	x	2.725m (8'11")
En Suite	1.170m (3'10")	x	2.450m (8'1")
Bedroom 1	3.930m (12'11")	x	3.290m* (10'9")
Bedroom 2	2.767m (9'1")	x	2.725m (8'11")
Bathroom	2.248m (7'4")	x	1.850m (6'1")

* Max dimension (includes depth of wardrobes in master bedroom).

INT FF	= Integrated Fridge Freezer
WM	= Space for Washing Machine
DW	= Space for Dishwasher
AC	= Airing Cupboard
C	= Cupboard
B	= Boiler within kitchen wall cupboard

This layout is indicative only - no dimensions should be scaled from this plan

Waveney G three bedroom bungalow



Waveney G three bedroom bungalow



WAVENEY G

three bedroom bungalow with single garage

Lounge	4.540m (14'11")	x	3.250m (10'8")
Kitchen	3.910m* (12'10")	x	3.388m (11'1")
En Suite	1.290m* (4'3")	x	2.355m* (7'8")
Bedroom 1	4.210m* (13'10")	x	4.160m* (13'8")
Bedroom 2	3.150m (10'4")	x	2.990m (9'10")
Bedroom 3	3.153m (10'4")	x	3.250m* (10'8")
Bathroom	2.260m* (7'5")	x	1.835m (6'0")

* Max dimension (includes depth of wardrobes in master bedroom).

INT FF	= Integrated Fridge Freezer space
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